



**MASTER FEE SCHEDULE**  
**Chapter 16 – Development & In-Lieu Fees**  
**Development & In-Lieu Fees**  
 City of Chula Vista Development Services  
 276 Fourth Avenue, Chula Vista, CA 91910

**FEE BULLETIN**

**16-100**

October 2017

For expansion/renovation of existing projects, fees apply to the net increase in impact only, as determined by increase in dwelling units, gross acres, square feet, or vehicular trips.

All rates are current as of the date of this Fee Bulletin. Fees are set by Ordinance or Council Policy. Please contact Development Services to confirm current rate schedule.

**PUBLIC FACILITIES DIF**

*Applicable: Citywide*

Single Family, per dwelling unit (DU)

Civic Center .....	\$3,005
Police.....	\$1,818
Corporation Yard.....	\$488
Libraries .....	\$1,727
Fire Suppression System .....	\$1,519
Program Administration .....	\$653
Recreation Facilities.....	\$1,311
<b>Single Family Total PFDIF, per DU.....</b>	<b>\$10,521</b>

Multifamily, per DU

Civic Center .....	\$2,847
Police.....	\$1,963
Corporation Yard.....	\$391
Libraries .....	\$1,727
Fire Suppression System .....	\$1,093
Program Administration .....	\$618
Recreation Facilities.....	\$1,311
<b>Multi Family Total PFDIF, per DU.....</b>	<b>\$9,950</b>

Commercial, per gross acre

Civic Center .....	\$9,588
Police.....	\$8,587
Corporation Yard.....	\$8,301
Fire Suppression System .....	\$4,014
Program Administration .....	\$2,085
<b>Commercial Total PFDIF, per acre.....</b>	<b>\$32,575</b>

Industrial, per gross acre

Civic Center .....	\$3,030
Police.....	\$1,851
Corporation Yard.....	\$3,909
Fire Suppression System .....	\$799
Program Administration .....	\$659
<b>Industrial Total PFDIF, per acre .....</b>	<b>\$10,248</b>

**TRAFFIC SIGNAL FEE**

*Applicable: Citywide*

Fee per vehicular trip.....	\$38.75
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*See Master Fee Schedule Fee Bulletin 16-200 for Vehicular Trip Generation Table*

**PARK ACQUISITION & DEVELOPMENT**

The Parkland Acquisition and Development (PAD) fee consists of two fee components: land acquisition and park development.

*Applicable: Citywide. Parkland acquisition fees vary between eastern and western Chula Vista, as divided by I-805. Development fees are consistent citywide.*

Single Family, per dwelling unit

Acquisition, west of I-805 .....	\$4,994
Acquisition, east of I-805 .....	\$12,676
Development, citywide.....	\$5,768
<b>Total single family fee, west of I-805.....</b>	<b>\$10,762</b>
<b>Total single family fee, east of I-805.....</b>	<b>\$18,444</b>

Multifamily, per dwelling unit

Acquisition, west of I-805 .....	\$3,707
Acquisition, east of I-805 .....	\$9,408
Development, citywide.....	\$4,281
<b>Total multifamily fee, west of I-805 .....</b>	<b>\$7,988</b>
<b>Total multifamily fee, east of I-805 .....</b>	<b>\$13,689</b>

Mobile Home, per unit

Acquisition, west of I-805 .....	\$2,337
Acquisition, east of I-805 .....	\$5,932
Development, citywide.....	\$2,700
<b>Total mobile home fee, west of I-805 .....</b>	<b>\$5,037</b>
<b>Total mobile home fee, east of I-805 .....</b>	<b>\$8,632</b>

**EASTERN TRANSPORTATION DIF**

*Applicable: East of I-805*

Residential, per dwelling unit (DU)

Low Density: 0 – 6 DU/gross acre .....	\$14,126
Medium Density: 6.1 – 18 DU/gross acre .....	\$11,300
High Density: > 18.1 DU/gross acre .....	\$8,475
Senior Housing: > 8 DU/gross acre .....	\$5,650
Residential Mixed Use: > 18 DU/gross acre .....	\$5,650

Commercial, per gross acre unless otherwise specified

Mixed Use, per 20,000 SF .....	\$226,016
General: < 5 stories in height.....	\$226,016
Regional: > 60 acres or 800,000 SF .....	\$155,386
High Rise: >= 5 stories in height.....	\$395,528

Other, per gross acre unless otherwise specified

Office: < 5 stories in height .....	\$127,134
Industrial RTP .....	\$113,008
18-Hole Golf Course, per course.....	\$988,820
Medical Center.....	\$918,190

*Note: Mixed Use projects are subject to both the Mixed Use Commercial rate for the commercial portion of the project **AND** the Mixed Use Residential rate for the residential units.*

**WESTERN TRANSPORTATION DIF**

*Applicable: West of I-805, except Bayfront area*

Residential, per dwelling unit (DU)

Low Density: 0 – 6 DU/gross acre .....	\$4,260
Medium Density: 6.1 – 20 DU/gross acre .....	\$3,408
High Density: > 20.1 DU/gross acre .....	\$2,556
Mobile Home .....	\$2,130

Commercial, per gross acre unless otherwise specified

Regional .....	\$85,200
Community .....	\$119,280
Neighborhood, per gross acre .....	\$204,480
Neighborhood, per 1,000 SF .....	\$20,448
Street Front.....	\$68,160
Retail .....	\$68,160
Wholesale Trade .....	\$102,240

Office, per gross acre unless otherwise specified

High Rise Office: 6+ stories in height .....	\$255,600
Low Rise Office: < 6 stories, per acre .....	\$127,800
Low Rise Office: < 6 stories, per 1,000 SF .....	\$8,520
Medical Office.....	\$213,000

Lodging (Hotel/Motel), per gross acre unless otherwise specified

Low Rise Lodging: < 4 stories, per acre.....	\$85,200
Low Rise Lodging: < 4 stories, per room .....	\$4,260
High Rise Lodging: 4+ stories in height .....	\$127,800

Industry, per gross acre

Heavy Industry .....	\$51,120
Warehouse/Storage.....	\$25,560
Industrial Park.....	\$38,340
Light Industrial .....	\$85,200

**BAYFRONT TRANSPORTATION DIF**

*Applicable: Bayfront area*

Residential, per dwelling unit (DU)

Low Density: 0 – 6 DU/gross acre .....	\$10,297
Medium Density: 6.1 – 20 DU/gross acre .....	\$8,237
High Density: > 20.1 DU/gross acre .....	\$6,178
Mobile Home .....	\$5,148

Commercial, per gross acre unless otherwise specified

Regional .....	\$205,940
Community .....	\$288,316
Neighborhood, per gross acre .....	\$494,250
Neighborhood, per 1,000 SF .....	\$49,425
Street Front.....	\$164,752
Retail.....	\$164,752
Wholesale Trade .....	\$247,128

Office, per gross acre unless otherwise specified

High Rise Office: 6+ stories in height .....	\$617,820
Low Rise Office: < 6 stories, per acre.....	\$308,910
Low Rise Office: < 6 stories, per 1,000 SF .....	\$20,594
Medical Office.....	\$514,850

Lodging (Hotel/Motel), per gross acre unless otherwise specified

Low Rise Lodging: < 4 stories, per acre.....	\$205,940
Low Rise Lodging: < 4 stories, per room .....	\$10,297
High Rise Lodging: 4+ stories in height .....	\$308,910

Industry, per gross acre

Heavy Industry .....	\$123,564
Warehouse/Storage.....	\$61,782
Industrial Park.....	\$92,673
Light Industrial .....	\$205,940

**PEDESTRIAN BRIDGE DIFs**

Otay Ranch Village 1, 2, 5, and 6 Pedestrian Bridge DIF  
*Applicable: Otay Ranch Villages 1, 2, 5, and 6*

Single Family, per DU ..... \$908  
 Multi Family, per DU ..... \$673

Otay Ranch Village 11 Pedestrian Bridge DIF  
*Applicable: Otay Ranch Village 11*

Single Family, per DU ..... \$2,537  
 Multi Family, per DU ..... \$1,881

EUC (Millenia) Pedestrian Bridge DIF  
*Applicable: Millenia Eastern Urban Center Project*

Single Family, per DU ..... \$615.13  
 Multi Family, per DU ..... \$456.10

**SEWER & DRAINAGE DIFs**

Telegraph Canyon Drainage  
*Applicable: Telegraph Canyon drainage basin*

Fee per acre ..... \$4,579

Poggi Canyon Sewer, Gravity Flows  
*Applicable: Poggi Canyon sewer basin*

Fee per equivalent dwelling unit (EDU) ..... \$265

Salt Creek Sewer, Gravity Flows  
*Applicable: Salt Creek and Wolf Canyon sewer basins*

Fee per equivalent dwelling unit (EDU) ..... \$1,441